

**AGENDA**  
**COLUMBUS PLAN COMMISSION**  
**June 4, 2003, 4:00 P.M.**  
**COUNCIL CHAMBERS CITY HALL**  
**123 WASHINGTON STREET**  
**COLUMBUS, INDIANA**

**ROLL CALL**

**LIAISON REPORTS**

PLAT COMMITTEE-Steve Ruble  
CITY COUNCIL-Craig Hawes  
COUNTY PLAN COMMISSION-Dave Bonnell  
BOARD OF ZONING APPEALS-Gary Nienaber  
HEARING OFFICER-Thom Weintraut  
PARK BOARD-Mike Gillespie  
UTILITY REVIEW COMMITTEE-Michael Thomasson  
LANDSCAPE REVIEW COMMITTEE-Patricia Zeigler

**CONSENT AGENDA**

A. Minutes of May 7, 2003.

**OLD BUSINESS REQUIRING COMMISSION ACTION**

**Public Hearing**

- B. **RZ-03-07: Gordon Miller Rezoning-** A request initiated by Designs by Daugherty, Inc. on behalf of R. Gordon Miller and Mardett Investments, LLC to rezone 3 lots totaling 2.25 acres from RB (Restricted Buffer) and R-3 (Single Family Residential) to B-2 (Community Business). The property is located at 3211, 3221 and 3225 Washington Street in the City of Columbus.
- C. **RZ-03-02 Able Energy-Jacobs Rezoning (returned by City Council with amendments.**

**NEW BUSINESS REQUIRING COMMISSION ACTION**

**Public Hearing**

- D. **SU-03-05: Community Church of Columbus Special Use Rezoning:** A request b Community Church of Columbus to rezone approximately 6.36 acres on the northwest corner of Rocky Ford and Marr roads from AG (Agricultural) to SU-1 (Churches). The property is located in the territorial jurisdiction of the City of Columbus.

**Public Hearing**

- E. **MP-03-08; Community Church Minor Plat,** By Community Church of Columbus is a proposal to create 1 lot totaling 7.54 acres. The property is located on the west side of Marr Road, approximately 98 feet north of Rocky Ford Road in Columbus Township.

**Public Hearing**

- F. **RZ-03-10: Quinco Maplewood II Rezoning-**A petition by Quinco Consulting Center, Inc., to rezone a property of 0.85, located on the wet side of Schnier Street between 10<sup>th</sup> Street and Pavilion Drive in the City of Columbus, from RB (Restricted Buffer) to R-6 (Multi Family Residential).

**Public Hearing**

- G. **RZ-03-03 Schwartzkopf Rezoning:** A request by Bob and Sarah Schwartzkopf to rezone a parcel of 7, 064 square feet, located at 732 Chestnut Street in the City of

Columbus, from SU-1 (Churches) to R-6 (Multi-Family Residential).

**Public Hearing**

- H. RZ-03-08 Fields Rezoning:** A request by Patricia and Larry Fields to rezone a parcel of 9,897 square feet, located at 742 Chestnut Street in the City of Columbus, from SU-1 (Churches) to R-6) (Multi Family Residential).

**Public Hearing**

- I. PUD-03-05: Western Hills Crossing PUD Rezoning-**A petition by John F. & Linda A. Guckenberger to rezone a tract of approximately 180 acres, located at the southwest corner of CR 440W and CR 300S in Ohio Township, from AG (Agricultural) to PUD (Planned United Development), for the purpose of creating a large-lot residential development, consisting of nine lots with approximately 19 acres each, to be served by a semi-public water system and individual septic wastewater treatment systems.

**Public Hearing**

- J. MP-03-08; QUAD PROPERTIES MINOR SUBDIVISION,** By Robert Dalmbert (Quad Properties, LLC), is a proposal to create 1 commercial and 1 industrial lot totaling 4.74 acres. The property is located on the northwest corner of the intersection of 14<sup>th</sup> Street and Central Avenue in Columbus

**Public Hearing**

- K. C/RZ-03-04 Myers Rezoning:** A request by Steven P. Myers and Mary H. Myers to amend conditions of prior rezoning for 2 lots totaling 22,500 square feet in the B-1 district (Neighborhood Business). The property is located on the south side of 25<sup>th</sup> Street 175 feet west of Glenview Drive in the City of Columbus.

**Public Hearing**

- L. AO-03-01: Amendment to Zoning Ordinance Regarding Connection to Water Service in Low Density Residential Districts-**An amendment to revise water service requirements in the R-1 and R-2 Zoning Districts, to allow fire coverage by entities other than Columbus Fire Department prior to annexation.

**DISCUSSION ITEMS**

Change Date in July for Plan Commission Training.

**REPORTS & RECOMMENDATIONS**

Director's Report

**ADJOURNMENT**

**THE PLAN COMMISSION MEETING IS WHEELCHAIR ACCESSIBLE. IF YOU SHOULD REQUIRE ANY ADDITIONAL ACCOMMODATION, PLEASE CONTACT THE PLANNING DEPARTMENT PRIOR TO THE TIME OF THE MEETING.**